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Residential Customer Report



**General Information**

**List Price:** \$295,000  
**MLS#:** 225062955  
**Address:** 3101 12TH ST W  
LEHIGH ACRES, FL 33971  
LA03 - Northwest Lehigh Acres

**GEO Area:** Lee  
**County:** Resale Property  
**Status Type:** \$224.68  
**List Price/Sqft:** 26-44-26-09-00055.0060  
**Property ID:** 1,313  
**Approx. Living Area:** 1,848  
**Approx.Total Area:**

**Building Design:** Single Family  
**Potential Short Sale:** No  
**Virtual Tour URL:**

ML# 225062955

**Status:** Active (07/10/25)

**Property Class:** Residential  
**Subdivision:** LEHIGH ACRES  
**Development:** LEHIGH ACRES  
**Furnished:** Unfurnished  
**Bedrooms:** 4 Bed  
**Baths:** 2 (2 0)  
**Den/Flex:** No  
**Year Built:** 1995  
**Foreclosed REO:** No

Detailed Property Information

**Property Information:** This property is described as a "winner" located close to Lee Boulevard in Lehigh Acres, Florida. It is suitable for both first-time homebuyers and investors. The house features: 4 bedrooms and 2 bathrooms. A split floor plan. Impact windows. An upgraded wood-look tile floor. Fresh exterior paint. A roof that was replaced in 2018. New appliances including a dishwasher, also a double-door refrigerator Ice maker and water dispenser. newel installed UV water treatment system . And the Backyard Oasis, The property boasts a large backyard with a variety of fruit trees, including mango, soursop (guanabana), and papaya. It is also surrounded by expensive decorative trees and a spacious yard, making it suitable for entertaining or for children to play.

**Ownership:** Single Family  
**Lot Size:** .33 (acres) / 14,375 (sqft)  
**Cable:** Yes

**Pets:** No Approval Needed  
**Pets - Max. Weight:**  
**Pets - Max. Number:**  
**Pets - Breed Limits:**  
**Pets - Other Limits:**  
**Approx. Lot Size:** 0x0x0x0  
**Gulf Access Type:**  
**Windows:** Impact Resistant, Picture, Single Hung  
**Exterior Finish:** Stucco  
**Community Type:** No Subdivision  
**Golf Type:**  
**Golf MembershipYN:** No  
**Golf Membership Type:**  
**Heating:** Central Electric  
**Gas YN:** No  
**Gas Description:**

**Guest House L.A.:**  
**Guest House Desc:** See Remarks  
**Elementary School:**  
**Middle School:**  
**High School:**  
**Flooring:** Tile  
**Cooling:** Central Electric  
**Floor Plan Type:** Other, Split Bedrooms  
**Kitchen:**  
**Private Pool:** No  
**Private Spa:** No  
**View:** Canal, City, None/Other  
**Amenities:** Bike Storage, None, Other, See Remarks  
**Bedroom:** First Floor Bedroom, Master BR Ground  
**Dining:** Dining - Living, Other  
**Equipment:** Dishwasher, Dryer, Microwave, Range, Refrigerator/Icemaker, Self Cleaning Oven, Smoke Detector, Washer  
**Exterior Features:** Fence, Fruit Trees, Patio, Sprinkler Auto  
**Interior Features:** Smoke Detectors, Walk-In Closet, Window Coverings  
**Master Bath:** Remarks  
**Additional Rooms:** Other  
**Parking:** 2+ Spaces, Driveway Paved  
**Road:** Access Road, Public Road  
**Restrictions:** None  
**Security:**  
**Storm Protection:** Impact Resistant Windows, Other

Unit/Bldg.Information

<b>Building #:</b>		<b>Units in Complex:</b>	1	<b>Builder Product:</b>	No
<b>Total Floors in Property:</b>	1	<b>Building Style:</b>	1 Story/Ranch, End-Unit	<b>Builder Name:</b>	
<b>Total Building Floors:</b>	1	<b>Construction</b>	Concrete Block		
<b>Unit Floor:</b>		<b>Roof:</b>	Shingle		
<b>Units in Building:</b>	1	<b>Elevator:</b>	None		
<b>Garage:</b>		<b>Carport:</b>	Attached		
<b># Garage Spaces:</b>	0	<b># Carport Spaces:</b>	1		

Lot Information

<b>Waterfront:</b>	No	<b>Waterfront Descrip.:</b>	None
<b>Gulf Access:</b>	No	<b>Boat/Dock Info:</b>	None
<b>Canal Width:</b>	None	<b>Water:</b>	Softener, Well
<b>Rear Exposure:</b>	S	<b>Sewer:</b>	Septic
<b>Sec/Town/Rng:</b>	26/44/26	<b>Irrigation:</b>	Well
<b>Legal Unit:</b>	9	<b>Lot Description:</b>	Dead End, Oversize
<b>Subdivision #:</b>		<b>Lot:</b>	6
<b>Zoning:</b>	RS-1	<b>Block/Bldg:</b>	55
<b>Listing Broker:</b>	Luxury Real Estate Group		
<b>Legal Desc:</b>	LEHIGH ACRES UNIT 9 BLK 55 PB 15 PG 75 LOT 6		

Room Information

Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions	Room Type	Room Dimensions
Bedroom	x	Bedroom	x	Bedroom	x	Master Bedroom	x

Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.

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